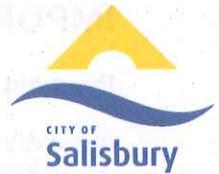


**NOTICE OF RATES FOR YEAR
ENDING 30 JUNE 2022
SECOND QUARTER**

Postal Address:
PO Box 8, Salisbury SA 5108
Location:
34 Church Street, Salisbury SA 5108
ABN 82 615 416 895



047-5086 (1525)

Maione Co Pty Ltd
C/- Collins Bateman Commercial Property
Services
193 North East Rd
HAMPSTEAD GARDENS SA 5086

Arrears: \$0.00

Current Quarterly Amount: \$1,046.10

Total Due this Quarter including any Arrears: \$1,046.10

Due Date: 01-Dec-2021

Full Year's Balance: \$3,138.30

eServices ID: 296773

Council Rates exempt from GST

**General Enquiries to
City of Salisbury**

- 08 8406 8222
- 08 8281 5466
- city@salisbury.sa.gov.au
- salisbury.sa.gov.au

Assessment Number: 350881

Ward: 07 West

Property Location: 5 Langford Street , Pooraka SA 5095

Description: Lot 11 D 11032 Sec S97

Capital Value: 650,000

Date Rate Declared: 28-Jun-2021

Date of Rate Notice: 13-Oct-2021

Valuation Number: 4416905004

**Valuation Enquiries to the
Office of the Valuer-General**

- 1300 653 346
- GPO Box 1354,
Adelaide, SA 5001
- 101 Grenfell St
Adelaide, SA 5001
- OVGO objections@sa.gov.au

National Debt Hotline
1800 007 007

DETAILS OF CHARGES	RATE IN \$	RATEABLE VALUE	AMOUNT
Industry Light	0.00634500	650,000	4,124.25
RL Levy - State Govt	0.00009258	650,000	60.20
Payments			-1,046.15

Minimum Rate (if applicable) - \$1,044.00

Payment Options:



Pay Online

Pay your rates with ease. Simply visit www.salisbury.sa.gov.au for Online Payments (min \$10).



Pay by Phone

Phone payments 1300 401 578
Follow the prompts

Name: Maione Co Pty Ltd

Property Location: 5 Langford Street
Pooraka SA 5095

Assessment Number: 350881



Bill code: 8649
Assess No: 350881

BPAY® this payment via internet or phone banking or use the QR code reader within your mobile banking app.
BPAY View® - View and pay this bill using internet banking.

Total Due this Quarter including any Arrears \$1,046.10
or

Full Year's Balance \$3,138.30

Due Date 01-Dec-2021



*541 00000000350881

IMPORTANT INFORMATION

Payment Options

Direct debit

Set up Direct Debit through our Online eServices Portal at www.salisbury.sa.gov.au

Pay Online (minimum payment \$10)

Pay your rates with ease at www.salisbury.sa.gov.au

Pay by Phone (minimum payment \$10)

Phone payments 1300 401 578. Follow the prompts.

Payment in Person

Present this account with your payment to Salisbury Council Offices 34 Church Street, Salisbury (8.30am-5pm weekdays).

Pay at any Australia Post Office (minimum payment \$30).

Pay by Mail

Post your payment slip and a cheque made payable to City of Salisbury, PO Box 8, Salisbury SA 5108.

Note: Post-dated cheques not accepted.

BPay (minimum payment \$10)

Contact your bank, credit union or building society to make a payment from your savings or cheque account or credit card.

Quote Bpay Code 8649 and the assessment number found on the front of this notice.

Electronic Delivery of Rates Notices



Sign up via BPAY View® by logging on to your internet banking.



To receive your rate notice via email go to www.salisbury.sa.gov.au

Change of Address or Ownership

It is your responsibility to advise Council if your personal details have changed. This can be done in writing, via email, online or via phone. Please note that the address for the service of this rates notice may be different to the address(es) used for other Council business, eg building applications and other Council services, so you must specifically request an alteration to the mailing address for the rates notice for each property you own when your personal details change.

Simply visit www.salisbury.sa.gov.au to change your details.

Voters Roll

Persons on the State House of Assembly Roll are automatically included on the Council Voters Roll and entitled to vote in Council elections. Persons who are not Australian citizens and reside or occupy a business in the Council area must nominate to vote at Council elections.

For further information please phone 8406 8222.

Rates Brochure

A summary of the Annual Business Plan is included with the first rate notice and contains information regarding council rebates and other possible remissions. The full version of the Annual Business Plan is available at www.salisbury.sa.gov.au, as well as the electronic copy of the Rates Brochure.

Regional Landscape Levy

The Regional Landscape (RL) levy (previously known as the NRM levy) is a State tax. Councils are required under the Landscape South Australia Act 2019 to collect the levy on all rateable properties on behalf of the State Government.

For further information regarding this levy, or the work the levy supports, please visit the Green Adelaide Board at www.landscape.sa.gov.au or phone 08 8204 1910.

Solid Waste Levy

Council will pay Solid Waste Levies of \$4.658M to the State Government. This amount is not charged separately to ratepayers but is collected through general rates

Capital Value

Capital Value is defined under section 5 of the Valuation of Land Act 1971. The Capital Value of land is the capital amount that might reasonably be expected to be obtained upon sale of the land on an unencumbered basis.

State Government Revaluation Initiative

The State Government has undertaken a Revaluation Initiative Project, run by the Office of the Valuer-General. For more information visit <https://dpti.sa.gov.au/land/ovg/resources>

Opportunity to Object

Objections must be submitted within 60 days after the date of the first notice and must set out the grounds for objection.

Rates are still due and payable by the due date even if an objection has been lodged.

Objection to Valuation: The Capital Value on the front of the rates notice is derived from a Government assessment calculated by the Valuer-General and adopted by Council. You may object to the valuation in writing served personally, by post or email to the Office of the Valuer-General. Please refer to the front of the Rate Notice for contact information and phone numbers.

Objection to Land Use: Differential General Rates imposed by the Council are based on various Land Use Categories. Should you have any reason to believe that the Land Use Category applied to your account is incorrect, you may lodge a written objection to Council: City of Salisbury, PO Box 8, Salisbury SA 5108 or emailed to city@salisbury.sa.gov.au

Payment of Rates

Rates are payable in four quarterly instalments. You may elect to pay any instalment in advance. We will send you further notices for each quarter. If the amount due remains unpaid after the due date, the arrears along with any accrued penalties may be recovered using Council's debt recovery process.

Experiencing difficulty paying your rates?

If you are experiencing difficulty in paying your rates please contact our Customer Centre on 8406 8222 to discuss payment options including setting up a payment arrangement. All enquiries are treated confidentially.

Consequences of Default in Payment

Fines

If an instalment of rates is not paid on or before the due date, a fine of 2% of the amount of the instalment will be added. On the expiration of each full month from that date, interest at the prescribed percentage will be added on any balance in arrears.

Recovery

In any case where default in payment of Rates occurs, Council may without further notice commence proceedings for recovery of all amounts due.

Recovery proceedings available to Council include:

- Proceedings in any court of competent jurisdiction.
- Such other legal processes as deemed appropriate by Council.
- Compulsory sale of property to recover outstanding rates and costs.

Exciting new projects that are currently underway or commencing soon

- Burton Community Hub, Burton, new community centre, \$6.2M
- Paddocks, Para Hills West, new playspace, fitness loop and dog park for small dogs, \$1.2M
- Playground renewals totalling \$900k at the following locations: Cobbler Creek Salisbury East, Dunkley Green, Amsterdam Crescent, Bromley Green, Canterbury Drive and Orinoco Street Reserve
- Unity Park, Pooraka, Community Sports Clubroom for BMX and facility renewal and upgrade, \$770k
- Technology Drive, Mawson Lakes, creation of Main North Road exit, \$700k

